



ఆంధ్రప్రదేశ్ రాజ పత్రము

THE ANDHRA PRADESH GAZETTE PUBLISHED BY AUTHORITY

PART I EXTRAORDINARY

No.298

AMARAVATI, TUESDAY, MARCH 5, 2024

G.3973

NOTIFICATIONS BY GOVERNMENT

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MUNICIPAL ADMINISTRATION & URBAN DEVELOPMENT DEPARTMENT (M)

VMRDA– PROPOSAL FOR REALIGNMENT OF PART OF 24 MTS MASTER PLAN-2041 ROAD FROM SY.NO.331/1P, 2P, 3P, 4P, 5P, 6P, 9P, 381P (NEW 427/1), 409/4P, 404P (A-B) TO 331/1P, 2P, 3P, 4P, 381P (NEW 427/1), 409/4P, 404P (1-2) OF MADHURAWADA (V), VISAKHAPATNAM RURAL (M), VISAKHAPATNAM DISTRICT – PROPOSAL SUBMITTED FOR APPROVAL - DRAFT VARIATION - CONFIRMATION - ORDERS - ISSUED.

[G.O.Ms.No.37 Municipal Administration & Urban Development (M) Department, 5th March, 2024]

APPENDIX NOTIFICATION

The following variation to the land use envisaged in the Zonal Development Plan & Master Plan for Visakhapatnam Metropolitan Region sanctioned in G.O.Ms.No.136, Municipal Administration & Urban Development Department, dated.08.11.2021, which is proposed in exercise of the powers conferred by Section 15 of Andhra Pradesh Metropolitan Region and Urban Development Authorities Act, 2016 is hereby published.

VARIATION

The Proposed site for realignment of Part of 24Mts Master Plan-2041 Road from Sy.No.331/1P, 2P, 3P, 4P, 5P, 6P, 9P, 381P (New 427/1), 409/4p, 404p (A-B) to 331/1p, 2p, 3p, 4p, 381p (New 427/1), 409/4P, 404P (1-2) of Madhuarawada (V), Visakhapatnam Rural (M), Visakhapatnam District. The boundaries of which are given in the schedule below which are earmarked as per the Proposed 24Mts Road in Visakhapatnam Metropolitan Region (VMR) Master Plan Sanctioned in G.O.Ms.No.136, MA&UD Department, dated.08.11.2021 is now designated to be realigned from “A-B” to “1-2”, as shown in the map, since the road network plan of LP.No.23/2009 was not incorporated as per scale while preparing the Master Plan due

to which the proposed 24mt wide Master Plan road is passing through existing Villas & Apartment in Pebble Beach (Plot No.9) and VMRDA land (Plot No.25), which was shown in Visakhapatnam Metropolitan Region (VMR) Master Plan and which is available in the office of the Visakhapatnam Metropolitan Region Development Authority, Visakhapatnam, subject to following conditions:

1. The applicant shall obtain prior technical clearance from the competent authority before commencement of any development activity at the site under reference.
2. The title and Urban Land Ceiling / Agricultural Land Ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Urban Development Authorities / Municipal Corporations / Municipalities before issue of building permission/development permission, and it must be ensured that the best financial interests of the Government are preserved.
3. The owners/applicants are solely responsible for any misrepresentation with regard to ownership / title, Urban Land Ceiling clearances etc.
4. The owners / applicants shall be responsible for any damage claimed by any one on account of change of land use proposed.
5. The change of land use shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976. The change of land use shall not be used as the proof of any title of the land.
6. The above change of land use is subject to the conditions that may be applicable under the Urban Land Ceiling, Act, 1976 and A.P. Agriculture Ceiling Act.
7. Any other conditions as may be imposed by the competent authority.

SCHEDULE OF BOUNDARIES

North : Proposed 24Mts Master Plan Road and Land in Sy.No.404 of Madhurawada.

East : Land in Sy.No.331, 409/4 of Madhurawada (V).

South : Existing 30Mts Panorama Hills Road.

West : Land in Sy.No.409/4, 381 (New 427/1) of Madhurawada (V).

Y. SRILAKSHMI
SPECIAL CHIEF SECRETARY TO GOVERNMENT